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BOSTON REDEVELOPMENT AUTHORITY

Boston, Massachusetts  
Government Center Project

No. Mass. R-35  
Amendatory Loan and Grant Application  
Part I

BRA Copy

Dec. 7, 1970

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# Boston Redevelopment Authority

John D. Warner / Director

City Hall  
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Boston, Massachusetts 02201  
Telephone (617) 722-4300

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December 7, 1970

Mr. Daniel Richardson, Area Director  
Department of Housing and Urban Development  
Bulfinch Building  
15 New Chardon Street  
Boston, Massachusetts 02114

Re: Amendatory Application for Loan and Grant Contract,  
Government Center, Mass. R-35, Boston, Massachusetts.

Dear Mr. Richardson:

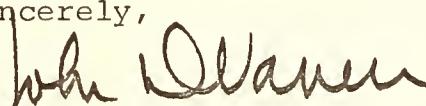
Submitted herewith are ten copies of an application to amend the Government Center Loan and Grant Contract. Authorization to file the application was granted the Director by the Members of the Boston Redevelopment Authority on December 2, 1970.

This submission is in accordance with instructions contained in Urban Renewal Handbook 7206.1, Chapter 2, Section 1, and in compliance the following exhibits are enclosed:

- 1) HUD 612 -- Application
- 2) HUD 6200 -- Project Cost Estimate and Financing Plan
- 3) HUD 6220 -- Project Expenditures Budget and Supporting Schedules
- 4) Resolution of Boston Redevelopment Authority
- 5) Certificate of Recording Officer
- 6) Opinion of Counsel

Your approval of this application is respectfully requested.

Sincerely,

  
John D. Warner  
Director

Encs.



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U. S. DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT  
URBAN RENEWAL PROGRAM

APPLICATION FOR LOAN AND GRANT

INSTRUCTIONS: Prepare original and required copies for HUD. Place original in Binder No. 1, copies in remaining Binders.

PROJECT LOCALITY
Boston, Massachusetts
PROJECT NAME
Government Center
PROJECT NUMBER
Mass. R-35
DATE RECEIVED (To be filled in by HUD)

A. CORPORATE NAME OF APPLICANT

Boston Redevelopment Authority

B. TYPE OF APPLICATION

Temporary Loan and/or Capital Grant, for project execution  Complete all blocks  
 Temporary Loan, for early land acquisition  Leave Blocks D and E Blank

C. SUBMISSION

Initial application  
 Revision of previously approved application dated September 28, 19 66, for purpose of:  
 Change in project area boundaries  
 Revision in Temporary Loan  
 Revision in Project Capital Grant  
 Revision in Relocation Grant  
 Revision in Rehabilitation Grant  
 Other (Explain)

D. REPAYMENT OF ADVANCES

Upon undertaking this project, the Applicant will repay, with interest, Title I advances in the sums indicated and in accordance with the contract shown below:

ADVANCE CONTRACT NUMBER	AMOUNT OF CONTRACT	AMOUNT ADVANCED UNDER CONTRACT
R-35 (A)	\$ 264,655	\$ 264,655
R-45 (GN)	\$ 182,300	\$ 182,300
	\$	\$

E. EXISTING FEDERAL AUTHORIZATIONS

Estimated survey and planning costs for this project, in accordance with the most recent approved Survey and Planning Budget No. 4, approved on May 28, 19 63: \$ 264,655

F. TYPE AND AMOUNT OF FUNDS BEING APPLIED FOR

TYPE (Check applicable items)	TOTAL AMOUNT	COMPLETE ONLY IF REVISION
		AMOUNT OF CHANGE (+) or (-)
<input checked="" type="checkbox"/> TEMPORARY LOAN	\$ 47,843,416	(+) \$ 4,301,025
<input checked="" type="checkbox"/> PROJECT CAPITAL GRANT <input checked="" type="checkbox"/> 2/3 Basis: 3/4 Basis: <input type="checkbox"/> Limited project costs <input type="checkbox"/> Municipality with population of 50,000 or less <input type="checkbox"/> In Redevelopment Area, municipality with population of more than 50,000	\$ 35,208,416	(+) \$ 4,301,025
<input type="checkbox"/> RELOCATION GRANT	\$ *	( ) \$
<input type="checkbox"/> REHABILITATION GRANT	\$ *	( ) \$

G. PROGRAM  Title I of the Housing Act of 1949,  
as amended to date

Title I of the Housing Act of 1949, as amended  
prior to the Housing Act of 1954



**H. CATEGORY OF PROJECT ELIGIBILITY**

Enter Roman number designation as checked on Form HUD-6120, *Summary of Project Data*: V  
 If project is under "disaster area" provisions of Section III of Title I, check here:

**I. APPLICATION**

The Applicant hereby applies to the United States of America for the financial assistance indicated in Block F above, under the provisions of Title I as identified in Block G above, to aid in financing the project described in this application.

**J. SUPPORTING DOCUMENTATION**

The documentation submitted in support of this application shall be considered part of this application.

**K. ESTIMATED COMPLETION DATE OF PROJECT EXECUTION STAGE:** December 31, 1971<sup>1</sup>

(Complete the following estimated time schedule of major steps in executing the project)

PROJECT ACTIVITY	TOTAL FOR ACTIVITY (a)	NUMBER OF MONTHS	
		FROM CONTRACT EXECUTION TO START OF ACTIVITY (b)	COM. OF ACTIVITY (c)
1. Rehabilitation to meet project completion requirements		September 1963	December 1971
2. Land acquisition		October 1961	July 1964
3. Relocation of site occupants		November 1961	March 1971
4. Demolition and site clearance		February 1962	June 1971
5. Site preparation, including installation of project improvements		December 1962	December 1971
6. Disposition of land in project area		March 1963	June 1971
7. Financial settlement and project completion <i>(After completion of above activities)</i>		October 1961	December 1971

**L. PROJECT AREA BOUNDARIES**<sup>2</sup>

The project area herein described is the identical area covered by the Urban Renewal or Redevelopment Plan as approved by the governing body of the Local Public Agency on June 5, 1963.

*(Describe boundaries of project as set forth in each Plan and attach to this application)*

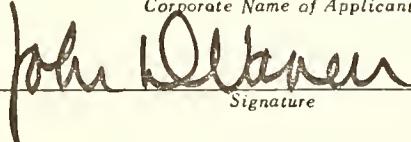
**M. EXECUTION**

IN WITNESS WHEREOF, the applicant has caused this application to be executed in its name, and its seal to be hereunto fixed and attested, this \_\_\_\_\_ day of \_\_\_\_\_, 19\_\_\_\_.

[SEAL]

Boston Redevelopment Authority  
*Corporate Name of Applicant*

By



Director  
*Title*

City Hall  
*Address*

Boston, Massachusetts 02201  
*City, State, and ZIP Code*

<sup>1</sup> For an Application for Early Land Acquisition Loan, enter estimated effective date of the Contract for Loan and Grant for project execution activities. Complete Lines 2, 3, and 4, and leave Lines 1, 5, 6, and 7 blank.

<sup>2</sup> For an Application for Early Land Acquisition Loan, delete the phrase "covered by the Urban Renewal or Redevelopment Plan as approved" and insert "described in the Resolution adopted".







U.S. DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT  
URBAN RENEWAL PROGRAM

## PROJECT COST ESTIMATE AND FINANCING PLAN

PROJECT LOCALITY  
Boston, Massachusetts  
PROJECT NAME  
Government Center

INSTRUCTIONS: Submit original and a second signed copy in Binder No. 1, and copies in Binders No. 2, 3, 4, 5, 6, and 7.

PROJECT NUMBER  
Mass. R-35

SUBMISSION (Check and complete the description which applies)

 ACCOMPANIES FINAL PROJECT REPORT

REVISES PROJECT COST ESTIMATE AND FINANCING PLAN

DATED September 28, 1966 SUBMITTED BY LPA ON September 28, 1966 ACCEPTED BY HUD ON September 28, 1966

## SECTION A. ESTIMATE OF GROSS AND NET PROJECT COSTS

LINE NO.	ITEM	TO BE COMPLETED BY LPA		TO BE COMPLETED BY HUD
		<input type="checkbox"/> INITIAL ESTIMATE OR LATEST ACCEPTED ESTIMATE (a)	<input type="checkbox"/> REVISED ESTIMATE (b)	
A-1	ITEM 1 OF GROSS PROJECT COST: TOTAL PROJECT EXPENDITURES (from Form HUD-6220, line 19)	\$ 40,492,391	\$ 44,793,416	\$
A-2	ITEM 2 OF GROSS PROJECT COST (Noncash Local Grants-in-Aid): Cash value of land donations (from Supporting Schedule 1)	-0-	-0-	
A-3	Demolition and removal work (from Supporting Schedule 2)	2,714	2,714	
A-4	Project or site improvements (from Supporting Schedule 3)	6,769,732	10,533,725	
A-5	Public or supporting facilities (from Supporting Schedule 4)	8,793,497	9,199,995	
A-6	Other noncash local grants-in-aid (from Supporting Schedule 5)	-0-	-0-	
A-7	TOTAL NONCASH LOCAL GRANTS-IN-AID (sum of lines A-2 through A-6)	\$ 15,565,943	\$ 19,736,434	\$
A-8	GROSS PROJECT COST (ITEM 1 plus ITEM 2) (line A-1 plus A-7)	\$ 56,058,334	\$ 64,529,850	\$
A-9	PROCEEDS FROM PROJECT LAND: Sale price of project land to be sold	\$ 9,585,000	\$ 9,585,000	\$
A-10	Capital value imputed to project land to be leased	-0-	-0-	
A-11	Capital value of project land to be retained by LPA	-0-	-0-	
A-12	TOTAL PROCEEDS FROM PROJECT LAND (sum of lines A-9, A-10, and A-11)	\$ 9,585,000	\$ 9,585,000	\$
A-13	NET PROJECT COST (line A-8 minus A-12)	\$ 46,473,334	\$ 54,944,850	\$
A-14	SHARING OF NET PROJECT COST: Net Project Cost of this project (from line A-13)	\$ 46,473,334	\$ 54,944,850	\$
A-15	Net Project Cost of other projects (if any) pooled with this project (from Supporting Schedule 6)	-0-	-0-	
A-16	Aggregate Net Project Costs for this and other projects (if any) in the pool (line A-14 plus A-15)	46,473,334	54,944,850	
A-17	Minimum local grants-in-aid required for this and other projects (if any) in the pool	15,491,111	18,314,950	
A-18	(Less) Total local grants-in-aid to be provided for other projects (if any) in the pool	-0-	-0-	
A-19	(Equals) Minimum local grants-in-aid required for this project (line A-17 minus A-18)	\$ 15,491,111	\$ 18,314,950	\$



## SECTION A. ESTIMATE OF GROSS AND NET PROJECT COSTS (Continued)

LINE NO.	ITEM	TO BE COMPLETED BY LPA		TO BE COMPLETED BY HUD
		[ ] INITIAL ESTIMATE OR [ ] LATEST ACCEPTED ESTIMATE (a)	REVISED ESTIMATE (b)	
	SHARING OF NET PROJECT COST: (Continued)			
A-20	LOCAL GRANTS-IN-AID, THIS PROJECT: Noncash local grants-in-aid (from line A-7)	\$ 15,565,943	\$ 19,736,434	\$
A-21	Cash local grants-in-aid	-0-	-0-	
A-22	TOTAL LOCAL GRANTS-IN-AID FOR THIS PROJECT (line A-20 plus A-21) (must be not less than A-19)	\$ 15,565,943	\$ 19,736,434	\$
A-23	PROJECT CAPITAL GRANT (line A-14 minus A-22)	\$ 30,907,391	\$ 35,208,416	\$
A-24	RELOCATION GRANT (from Form HUD-6220, line 20)	\$ 3,050,000	\$ 3,050,000	\$
A-25	REHABILITATION GRANT (from Form HUD-6220, line 21)	\$ -0-	\$ -0-	\$
A-26	TOTAL FEDERAL CAPITAL GRANT (sum of lines A-23, A-24, and A-25)	\$ 33,957,391	\$ 38,258,416	\$

## SECTION B. SOURCES OF FUNDS FOR PROJECT EXPENDITURES, RELOCATION PAYMENTS, AND REHABILITATION GRANTS

LINE NO.	ITEM	TO BE COMPLETED BY LPA		TO BE COMPLETED BY HUD
		[ ] INITIAL ESTIMATE OR [ ] LATEST ACCEPTED ESTIMATE (a)	REVISED ESTIMATE (b)	
B-1	Total cash requirements for project expenditures, Relocation Payments, and Rehabilitation Grants (sum of lines A-1, A-24, and A-25)	\$ 43,542,391	\$ 47,843,416	\$
	Cash local grants-in-aid:			
	SOURCE OF CASH	ACTUAL OR ESTIMATED DATE OF RECEIPT		
B-2			\$ -0-	\$ -0-
B-3			-0-	-0-
B-4			-0-	-0-
B-5	Real estate tax credits (from Form HUD-6220, line 6b)	-0-	-0-	
B-6	Total cash local grants-in-aid (sum of lines B-2 through B-5)	\$ -0-	\$ -0-	\$
B-7	Total funds to be applied to project expenditures, Relocation Payments, and Rehabilitation Grants, from short-term borrowings other than those on line B-9 below	\$ -0-	\$ -0-	\$
B-8	Subtotal (line B-6 plus B-7)	\$ -0-	\$ -0-	\$
B-9	PROJECT TEMPORARY LOAN THROUGH DIRECT OR PRIVATE FINANCING UNDER LOAN AND GRANT CONTRACT (line B-1 minus B-8)	\$ 43,542,391	\$ 47,843,416	\$

Form HUD-6200 (1-68) Project Estimate for Specific Projects

100-1551118

MAY 1968 EDITION  
GSA GEN. REG. NO. 27, 1968 EDITION, GSA GEN. REG. NO. 27, 1968 EDITION100-1551118  
100-1551118  
100-1551118



## SECTION C. SOURCES OF FUNDS FOR REPAYMENT OF PROJECT TEMPORARY LOAN

LINE NO.	ITEM	TO BE COMPLETED BY LPA		TO BE COMPLETED BY HUD
		[ ] INITIAL ESTIMATE OR [ ] LATEST ACCEPTED ESTIMATE	REVISED ESTIMATE	
		(a)	(b)	(c)
C-1	TOTAL PROCEEDS FROM PROJECT LAND (from line A-12)	\$ 9,585,000	\$ 9,585,000	\$
C-2	Project capital grant (from line A-23)	30,907,391	35,208,416	
C-3	Relocation Grant (from line A-24)	3,050,000	3,050,000	
C-4	Rehabilitation Grant (from line A-25)	-0-	-0-	
C-5	TOTAL (sum of lines C-1 through C-4) (The sum shown on this line must be equal to amount shown on line B-9, above)	\$ 43,542,391	\$ 47,843,416	\$

Acceptance of the estimates submitted is hereby requested.

December 7, 1970

Date



Signature of Authorized Officer

Boston Redevelopment Authority

Local Public Agency

Director

Title

THE BOSTON REDEVELOPMENT AUTHORITY  
100 BOSTON STREET, BOSTON, MASS.

## ACCEPTANCE

The estimates are accepted as indicated in the appropriate column.

Date

Signature

Title

John Ulmer



## SUPPORTING SCHEDULES

## EDULE 1. LAND DONATIONS (Land Parcels or Land Interests)

IDENTIFICATION (a)	NAME OF DONOR (b)	ESTIMATED CASH VALUE SUBMITTED BY LPA (c)	TO BE COMPLETED BY HUD
			ESTIMATED CASH VALUE ACCEPTED BY HUD (d)
		\$	\$

\$ VALUE OF LAND DONATIONS (Enter on line A-2)

\$ \$

EDULE 2. DEMOLITION AND REMOVAL WORK—NONCASH LOCAL GRANTS-IN-AID  
(Include work which has been or will be provided)

IDENTIFICATION OF DEMOLITION OR REMOVAL WORK JOBS (a)	NAME OF PROVIDING ENTITY (b)	ESTIMATED NET COST SUBMITTED BY LPA (c)	TO BE COMPLETED BY HUD
			ESTIMATED NET COST ACCEPTED BY HUD (d)
23-32 Howard Street	City of Boston	\$ 2,714	\$ 2,714

\$ ALL DEMOLITION AND REMOVAL WORK TO BE CHARGED TO ITEM 2 OF  
PROJECT COST (Enter on line A-3) \$ 2,714 \$ 2,714

## DULE 3. PROJECT OR SITE IMPROVEMENTS—NONCASH LOCAL GRANTS-IN-AID

IDENTIFICATION (a)	NAME OF PROVIDING ENTITY (b)	ESTIMATE SUBMITTED BY LPA			TO BE COMPLETED BY HUD	
		TOTAL COST (c)	CHARGE TO PROJECT <sup>1</sup>		ESTIMATE ACCEPTED BY HUD	
			% (d)	AMOUNT ((c) X (d)) (e)	% (f)	AMOUNT (g)
Streets, sidewalks underpass, overpass, park, plaza	City of Boston	\$ 8,216,300	100	\$ 8,216,300		\$
Traffic Control	City of Boston	79,000	69.2	54,668		
Low Service Water	City of Boston	455,100	85.4	388,655		
	ITFW					

Special assessment against project-acquired land is involved, apply the percent of direct benefit to the project from the improvement to its total and subtract from that amount the total amount of the special assessment against the project-acquired land.



## SUPPORTING SCHEDULES (Continued)

## SCHEDULE 3. PROJECT OR SITE IMPROVEMENTS—NONCASH LOCAL GRANTS-IN-AID (Continued)

IDENTIFICATION (a)	NAME OF PROVIDING ENTITY (b)	ESTIMATE SUBMITTED BY LPA			TO BE COMPLETED BY HUD	
		TOTAL COST (c)	CHARGE TO PROJECT <sup>1</sup>		ESTIMATE ACCEPTED BY HUD	
			% (d)	AMOUNT ((c) X (d)) (e)	% (f)	AMOUNT (g)
High Service Water	City of Boston	\$ 314,000	88.5	\$ 277,890		\$
High Pressure Fire	"	477,700	84.3	402,700		
Sewers & Drain	"	964,100	83.5	805,024		
Lighting	"	285,900	84.5	241,586		
Police Signals	"	126,400	77.7	98,213		
Fire Alarm Signals	"	16,300	84.4	13,757		
Street Signs	"	22,900	84.1	19,270		
Pavement Markings	"	23,100	67.8	15,662		
TOTAL PROJECT OR SITE IMPROVEMENTS TO BE CHARGED TO ITEM 2 OF GROSS PROJECT COST (Enter on line A-4)				\$ 10,533,725		\$

## SCHEDULE 4. PUBLIC OR SUPPORTING FACILITIES

IDENTIFICATION (a)	NAME OF PROVIDING ENTITY (b)	ESTIMATE SUBMITTED BY LPA			TO BE COMPLETED BY HUD	
		TOTAL COST (c)	CHARGE TO PROJECT <sup>1</sup>		ESTIMATE ACCEPTED BY HUD	
			% (d)	AMOUNT ((c) X (d)) (e)	% (f)	AMOUNT (g)
Parking Garage	City of Boston	\$ 7,500,000	100	\$ 7,500,000		\$
Fire Station	"	350,000	20.3	71,050		
Police Station	"	1,400,000	7.5	105,000		
Off-Site Mains	"	71,970	100	71,970		
Central Artery	Commonwealth of Mass.	1,779,000	34.5	613,200		
MTA Loop	Metropolitan Transit Auth	322,768	50.4	162,675		
Boundary Streets & Plazas	City of Boston	1,352,200	50	676,100		
TOTAL SUPPORTING FACILITIES TO BE CHARGED TO PROJECT (Enter on line A-5)				\$ 9,199,995		\$

If a special assessment against project-acquired land is involved, apply the percent of direct benefit to the project from the improvement or facility to its total cost and subtract from that amount the total amount of the special assessment against the project-acquired land.



**SUPPORTING SCHEDULES (Continued)**

EDULE 5. OTHER NONCASH LOCAL GRANTS-IN-AID (Including Sec. 112 educational institutions or hospitals; Sec. 107(b) ent public housing)

IDENTIFICATION  (a)	TO BE COMPLETED BY LPA		TO BE COMPLETED BY HUD  ESTIMATE ACCEPTED BY HUD  (d)
	NAME OF PROVIDING ENTITY  (b)	ESTIMATE SUBMITTED BY LPA  (c)	
N.A.		\$	\$
L (Enter on line A-6)		\$	\$

**DULE 6. NET PROJECT COST OF OTHER PROJECTS POOLED WITH THIS PROJECT** (From latest accepted HUD-6200, line A-13, for the following projects:)

PROJECT NUMBER (Enter each project number) <i>VC1515</i>	TO BE COMPLETED BY LPA		TO BE COMPLETED BY HUD
	DATE APPROVED BY HUD	ESTIMATE SUBMITTED BY LPA	
(a)	(b)	(c)	(d)
N.A.		\$	\$
(e)	(f)	(g)	(h)
IDENTIFICATION	NAME OR TITLE INDIVIDUAL INVOLVED	1962-1963 PROJECT	1962-1963 PROJECT
L (Enter on line A-15)	100-00000	REDDIT & COMPANY	\$



ATTACHMENT A TO FORM H-6200 - GOVERNMENT CENTER

Schedules 1 and 2 remain the same as those approved on the last budget.

Schedule 3, "Project or Site Improvements - Noncash Local Grants-in-Aid," has been revised to reflect the increase in costs of site improvements in Government Center. Changes are based on more up-to-date engineering estimates. The net change in cost is an increase of \$3,763,993 over estimates in the most-recently approved budget. The cost is primarily attributable to increases in costs of sewers, water installations, streets and plazas.

Schedule 4, "Public or Supporting Facilities," indicates an increase of \$406,498. This is primarily due to increased costs connected with Pemberton Square and the various boundary streets.



U.S. DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT  
URBAN RENEWAL PROGRAM

## PROJECT EXPENDITURES BUDGET

PROJECT LOCALITY	
Boston, Massachusetts	
PROJECT NAME	
Government Center	
PROJECT NUMBER	BUDGET NO.
Mass. R-35	5

INSTRUCTIONS: Initial Budget: Submit original and 4 copies in Binder No. I, and copies in remaining Binder submitted to HUD. Revised Budget: If with amendatory application, follow "Initial Budget" instructions. Otherwise, submit original and 4 copies to HUD.

## DATES OF BUDGET APPROVALS (Complete for revision only)

Budget No. 1, July 28, 1964      Latest Approved Budget (No. 4), September 28, 1966

LINE NO.	ACTIVITY CLASSIFICATION <sup>1</sup>	TO BE COMPLETED BY LPA			TO BE FILLED IN BY HUD
		USE ONLY FOR REVISED BUDGET	LATEST APPROVED BUDGET (a)	ADJUSTMENT (+ OR -) (b)	
1	TOTAL SURVEY AND PLANNING EXPENDITURES (Includes all costs incurred, costs estimated to be incurred, and interest on advances to repayment date) (R 1401, R 1403, R 1404)	\$ 512,400	\$ -0-	\$ 512,400	\$
2	PROJECT EXECUTION EXPENDITURES:	3,633,059	(+) 251,915	3,884,974	
2	Administrative costs (R 1410, R 1475)	171,500	(+) 39,989	211,489	
3	Legal services (R 1415.02, R 1415.03, R 1415.04, R 1415.05)	20,000	(+) 158,727	178,727	
5	Acquisition expenses (R 1440.02 through R 1440.06)	474,600	(+) 16,900	491,500	
6a	Temporary operation of acquired property—Profit (—) or Loss (+) (R 1448)	-0-	(+) 700,000	700,000	
6b	Amount included in Line 6a as real estate tax credits (R 1448.038)	[ -0- ]	[ -0- ]	[ -0- ]	[ ]
7	Relocation and Community organization, excluding Relocation Payments (R 1443)	170,000	-0-	170,000	
8	Site clearance—Proceeds (—) or Cost (+) (R 1450)	6,672,900	-0-	6,672,900	
9	Project or site improvements (R 1455)	663,000	(+) 119,100	782,100	
10	Disposal, lease, retention costs (R 1455)	44,600	(+) 9,131	53,731	?
11	Rehabilitation, excluding Rehabilitation Grants (R 1460)	-0-	-0-	-0-	
12	Interest (R 1420.013, R 1420.02)	2,513,990	(+) 1,817,634	4,331,624	
13	Other income (—) (R 1449)	(-) 517,700	(-) 236,337	(-) 754,037	(-)

<sup>1</sup> For a project on a three-fourths capital grant basis with limited project costs, enter zero on Lines 1 through 6b.



LINE NO.	ACTIVITY CLASSIFICATION	TO BE COMPLETED BY LPA			TO BE FILLED IN BY HUD	
		USE ONLY FOR REVISED BUDGET		BUDGET REQUESTED FOR ____ MONTHS		
		LATEST APPROVED BUDGET (a)	ADJUSTMENT (+ OR -) (b)			
14	Subtotal (sum of Lines 2 through 13, excluding Line 6b)	\$ 13,845,949	(+) \$ 2,877,059	\$ 16,723,008	\$	
15	Contingencies (for Column (c), not to exceed 15% of Line 14)	280,000	(-) 180,000	100,000		
16	Real estate purchases (R 1440.01)	25,600,000	(+) 1,571,948	27,171,948		
17	Project inspection (R 1418)	254,042	(+) 32,018	286,060		
18	TOTAL PROJECT EXECUTION EXPENDITURES (sum of Lines 14,15,16, and 17)	39,979,991	(+) 4,301,025	44,281,016		
19	TOTAL PROJECT EXPENDITURES (ITEM 1 OF GROSS PROJECT COST) (Line 1 plus 18)	\$ 40,492,391	\$ 4,301,025	\$ 44,793,416	\$	
20	Relocation Payments 100% reimbursable to LPA (R 1501)	\$ 3,050,000	\$ -0-	\$ 3,050,000	\$	
21	Rehabilitation Grants 100% reimbursable to LPA (R 1502)	\$ -0-	\$ -0-	\$ -0-	\$	

Approval of the Project Expenditures Budget in the amounts and for the time period shown in Column (c) is hereby requested.

Boston Redevelopment Authority

Local Public Agency

December 7, 1970

Date

Director

Signature of Authorized Officer

Title

### HUD APPROVAL

The Project Expenditures Budget is hereby approved in the amounts and for the time period shown in Column (d).

The project shall be completed by \_\_\_\_\_, 19 \_\_\_\_.

Date

Signature

Title



## SUPPORTING SCHEDULE

## PROJECT OR SITE IMPROVEMENTS CHARGED AS PROJECT EXPENDITURES

IDENTIFICATION	TO BE COMPLETED BY LPA		TO BE FILLED IN BY HUD	
	TOTAL COST	CHARGE TO PROJECT	%	AMOUNT
1. Rough Grading	\$ 102,500	100	\$ 102,500	
2. Removal and backfill of streets and sidewalks	43,590	100	43,590	
3. Site Preparation Contract No. 1, New Sudbury Street Paving (See HUD approval letter of November 18, 1965)	116,910	100	116,910	
4. Excavation and Demolition of Cornhill Subway to build underground service roadway. Site Preparation Contract No. 2	400,000	100	400,000	
5. Street Furniture Contract with Kallmann, McKinnell, Campbell, Aldrich & Nulty (See HUD approval October 28, 1966 plus revision)	52,000	100	52,000	
6. Agreement with G.S.A. for relocation of Loading Facilities at 17 Court Street (See HUD correspondence June 28, 1967 and September 24, 1969)	52,100	100	52,100	
7. General Engineering Services Contract with Camp, Dresser & McKee, December 21, 1967	15,000	100	15,000	
<b>TOTAL PROJECT OR SITE IMPROVEMENTS TO BE CHARGED TO ITEM 1 OF GROSS PROJECT COST</b>			\$ 782,100	\$



U. S. DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT  
URBAN RENEWAL PROGRAM

## DATA SUPPORTING PROJECT EXPENDITURES BUDGET

INSTRUCTIONS: Prepare copies in accordance with instructions for HUD-6220.

PROJECT LOCALITY  
Boston, Massachusetts

PROJECT NAME

Government Center

PROJECT NUMBER  
Mass. R-35

Accompanies Form HUD-6220 dated December 7, 1970.

HUD-6220 LINE NO.	ACCOUNT NUMBER	EXPLANATION	AMOUNT CHARGEABLE TO BUDGET (a)	LINE TOTAL (b)				
1	R 1401; R 1403; R 1404	SURVEY AND PLANNING EXPENDITURES	\$ 512,400	\$ 512,400				
		Total estimated survey and planning costs other than interest						
	R 1420.011; R 1420.012	Interest on Federal advances						
	R 1420.02	Interest on other borrowed funds						
		LINE 1 TOTAL						
2 3		ADMINISTRATIVE COSTS LEGAL SERVICES						
		Entries on these lines of Form HUD-6220 shall be supported by a narrative statement explaining the cost estimates and the basis of any proration of the costs to this project.						
4		SURVEY AND PLANNING						
		Attach a narrative statement describing the nature of the survey and planning work, including reference to any previous HIIFA or HIIUD approval for such work in the project execution stage.		\$ 178,727				
5		ACQUISITION EXPENSES		\$ 491,500				
	R 1440.02	Contracts for acquisition appraisals	\$ 180,900					
	R 1440.03	Option negotiations	35,000					
	R 1440.04	Title information	112,000					
	R 1440.05	Sundry acquisition costs - Direct Purchase	33,400					
	R 1440.06	Sundry acquisition costs - Condemnation	130,200					
		LINE 5 TOTAL						
6,a	R 1448.01	TEMPORARY OPERATION OF ACQUIRED PROPERTY		\$ 6,313,000				
		Gross income from temporary operation						
		CLASS OF LESSEE	NO. OF PROP- ERTIES	AVERAGE RENTAL	UNIT MOS. OF MGMT.	TOTAL INCOME		
		Residential	450	\$ 40	1,800	\$ 72,000		
		Commercial	1,000	306	20,600	6,303,000		
		Industrial						
		Institutional						
		Total Earned Income				6,375,000		
		Less Rent Write-Offs				62,000		

1 For a project on a three-fourths capital grant basis with limited project costs, enter zero on lines 1,3,5, and 6a.



HUD-6220 LINE NO.	ACCOUNT NUMBER	EXPLANATION <sup>1</sup>	AMOUNT CHARGEABLE TO BUDGET (a)	LINE TOTAL* (b)
6a (Cont'd.)		TEMPORARY OPERATION OF ACQUIRED PROPERTY (Cont'd.)		
	R 1448.031; R 1448.032; R 1448.033; R 1448.035	Repairs and normal maintenance; janitorial wages and supplies and watchmen wages; fuel, light, power; sewerage and water rentals	\$ 1,800,000	
	R 1448.034	Insurance	175,000	
	R 1448.036	Real estate tax payments	5,000,000	
	R 1448.037	Management contracts	38,000	
	R 1448.038	Charges in lieu of real estate taxes	-	
	R 1448.039	Temporary on-site moves	10,000	
		LINE 6a TOTAL (R1448.01 minus other amounts; if income exceeds costs, show as minus amount)		\$ 700,000
7		RELOCATION AND COMMUNITY ORGANIZATION, EXCLUDING RELOCATION PAYMENTS		
	R 1443.01	Contracts for relocation planning and execution	\$ 170,000	
		Contracts for community organization services		
		Attach a narrative statement giving the sources and basis of estimates for community organization costs.		
		LINE 7 TOTAL		\$ 170,000
8		SITE CLEARANCE		
	R 1450	Contracts for preparation of contract documents	\$ -	
		Net cost (+) or proceeds (-) of site clearance work, exclusive of above amounts	(+) 6,672,900	
		Buildings and other structures	(+) \$ 1,851,000	
		Sidewalks and pavements	( )	
		Capping of utility lines	( )	
			(+) 41,200	
			(+) 4,780,700	
		(Minus) Total credits for salvage and structures sold, if work will be done by LPA force account or if such credits are calculated separately for contract work	(-)	
		Site clearance work will be performed by		
		<input type="checkbox"/> LPA force account <input checked="" type="checkbox"/> Contract		
		Attach a narrative statement giving the sources and basis of estimates, including identification of any work involving unusually high costs.		
		LINE 8 TOTAL		\$ 6,672,900

<sup>1</sup> For a project on a three-fourths capital grant basis with limited project costs, enter zero on line 6a.



HUD- 6220 LINE NO.	ACCOUNT NUMBER	EXPLANATION	AMOUNT CHARGEABLE TO BUDGET (a)	LINE TOTAL (b)
9	R 1455	PROJECT IMPROVEMENTS Contracts for preparation of contract documents Project Improvements (from Form HUD-6220, Supporting Schedule)	\$ 782,100	
		Attach a narrative statement giving the sources and basis of estimates of project improvements, or referring to such data in the accompanying Project Improvements Report.		
		LINE 9 TOTAL		\$ 782,100
10	R 1445.01	DISPOSAL, LEASE, RETENTION COSTS Disposition appraisals, boundary surveys, and maps	\$ 24,931	
	R 1445.02	Commissions and fees		
	R 1445.03	Sundry disposition costs	28,800	
		LINE 10 TOTAL		\$ 53,731
11		REHABILITATION AND CONSERVATION, EXCLUDING REHABILITATION GRANTS		
	R 1460	Contracts for technical and administrative services for rehabilitation and conservation program	\$ -0-	
		Attach a narrative statement giving the sources and basis of estimates of the above amounts.		
		LINE 11 TOTAL		\$ -0-
12		INTEREST		
		Attach a narrative statement giving the sources and basis of estimates of interest costs.		
13	R 1449	OTHER INCOME Source of LPA income other than covered in Line 6a or 8	\$ 754,037	
		LINE 13 TOTAL		\$ 754,037
16		REAL ESTATE PURCHASES		
		Attach a narrative statement giving a justification for the estimate for real estate purchases, including reference to appraisal reports and breakdown of estimated acquisition cost showing separately estimates for project land and compensation for consequential damage, if any, to real or personal property that is not to be acquired. Also include a schedule showing, on a quarterly basis, the proposed land acquisition activity for each segment of the project.		



HUD- 6220 LINE NO.	ACCOUNT NUMBER	EXPLANATION	AMOUNT CHARGEABLE TO BUDGET (a)	LINE TOTAL (b)
20	R 1501	RELOCATION PAYMENTS 100% REIMBURSABLE TO LPA		
		TYPE OF PAYMENT AND CLASS OF PAYEE	ESTIMATED NUMBER TO RE- CEIVE PAYMENTS	ESTIMATED AVERAGE AMOUNT
		a. TOTAL MOVING EXPENSES AND ACTUAL DIRECT LOSS OF PROPERTY		\$
		b. Individuals	100 -	\$ 5 500
		c. Families	350	90 31,500
		* d. Business concerns	830	3,455 2,868,000
		e. TOTAL SETTLEMENT COSTS AND RELATED CHARGES	-	-
		f. Individuals	-	\$ - -
		g. Families	-	-
		h. Business concerns	-	-
		i. TOTAL RELOCATION ADJUSTMENT PAYMENTS	-	-
		j. Elderly individuals	-	\$ - -
		k. Families	-	-
		l. TOTAL SMALL BUSINESS DISPLACEMENT PAYMENTS	40 35	1,500 2.500 60,000 90,000
		LINE 20 TOTAL (a + e + i + l)		\$ 3,050,000
		* Has LPA elected to make payments for moving expenses in excess of \$25,000?		
		<input checked="" type="checkbox"/> YES <input type="checkbox"/> NO		
		If Yes: A. Estimated number of business concerns to receive payment in excess of \$25,000: 1		
		B. Estimated total amount of moving expenses in excess of \$25,000: \$ 14,000		
		C. Portion of line B amount to be paid with Federal relocation grant and included in line e amount above: \$ 9,333		
		D. Portion of line B amount to be paid out of nonproject funds: \$ 4,667		
21	R 1502	REHABILITATION GRANTS 100% REIMBURSABLE TO LPA		
		a. Total number of owner-occupied, one- or two-family residential properties which are to be rehabilitated in accordance with objectives of Urban Renewal Plan		N.A.
		b. Estimated number of such properties for which a Rehabilitation Grant will be made		
		c. Estimated average amount of Rehabilitation Grant	\$	
		LINE 21 TOTAL. (line b X line c)		\$ N.A.



NARRATIVE SUPPORTING GOVERNMENT CENTER PROJECT

EXPENDITURE BUDGET FORM H-6121

The total Project Expenditures Budget for the Government Center Urban Renewal Project, Mass. R-35, is currently approved in the amount of \$40,942,391. The Relocation Grant is approved in the amount of \$3,050,000.

It is estimated that an additional sum of \$4,301,025 will be required to carry the project through to completion. The completion date is estimated to be December 31, 1971. The total Project Expenditure budget will be increased to \$44,793,416.

The additional budget is necessary to cover increased costs for originally planned project activities. There have been no changes in project activities since the original budget was approved.

The Relocation Grant will be adequate to our needs.

Outlined below is an explanation and justification of projected costs:



Line 1 - Survey and Planning

No Change

Line 2 - Administration

Approved Budget		\$3,633,059
Expenditures	\$3,709,974	
Encumbrances	<u>-0-</u>	<u>3,709,974</u>
Overrun		(-) 76,915
Additional Budget Requested		251,915
Total Budget Requested		<u>\$3,884,974</u>

Line 2 is computed on the basis of actual experience with administration costs now running approximately \$12,500 per month. With 14 months remaining until completion of the Project \$175.000 will be required. This amount plus the overrun of \$76,915 gives a total requirement of \$251,915.

Line 3 - Legal Services

Approved Budget		\$ 171.500
Expenditures	\$ 199,234	
Encumbrances	<u>9,255</u>	<u>208,489</u>
Overrun		(-) 36,989
Additional Budget Requested		39,989
Total Budget Requested		<u>\$211,489</u>

The present budget allows \$171,500 for legal services. Of this amount, \$66,000 was for general legal consultants, \$101,500 for legal services for acquisition - condemnation cases and \$4,000 for operation of acquired property. Expenditures to date have exceeded budget in all three categories in the total amount of \$36,989. An additional amount of \$3,000 is requested to complete the project. The following tabulation summarizes the requirements:

	<u>Budget</u>	<u>Expended</u>	<u>Additional</u>	<u>Required</u>
		&		
		<u>Encumbered</u>		
General Legal	\$ 66,000	\$ 97,735	\$ 2,000	\$ 33,735
Acq. Condem.	101,500	103,929	-0-	2,429
Oper. of Prop.	4,000	6,825	1,000	3,825
	<u>\$171,500</u>	<u>\$208,489</u>	<u>\$3,000</u>	<u>\$39,989</u>



Line 4 - Survey and Planning

Approved Budget		\$20,000
Expenditures	\$129,102	
Encumbrances	<u>49,625</u>	<u>178,727</u>
Overrun	(-)	158,727
Additional Budget Requested		158,727
Total Budget Requested		\$ 178,727

On the last budget revision, a sum of \$19,600 was transferred from Survey and Planning to Disposal, Lease, Retention Cost (Line 10). Funds transferred to cover costs of 2 contracts included in this transfer are:

1. Barton - Aschman - (Traffic Study) December, 1962 - \$2,100 Approved by HUD.
2. Meredith & Grew - (Real Estate Acquisition Consultants) July 23, 1962 - \$12,000 - Approved by HUD.

These are both multi-project Survey and Planning contracts and the Government Center Project share is the figure used in our budget. We therefore request that a sum of \$14,100 be transferred back to Line 4 from Line 9.

A General Engineering Services Contract was issued in June of 1968 to DeLeuw, Cather and Company. The contract, in the amount of \$150,000, will be 2/3 devoted to Item I Planning Consultant costs. This \$100,000 expenditure is reflected in the above breakdown.

The total requirement will be \$178,727 (with \$14,100 transferred from Line 9) to make up the existing overrun. No additional funds will be required.

Line 5 - Acquisition Expense

Approved Budget		\$474,600
Expenditures	\$488,859	
Encumbrances	<u>-0-</u>	<u>488,859</u>
Overrun	(-)	14,259
Additional Budget Requested		16,900
Total Budget Requested		\$491,500



The original budget for Acquisition Appraisals has been overrun by \$7,900; Sundry Acquisition (Direct Purchase) by \$3,400; and Sundry Acquisition (condemnation) by \$5,600. The remaining items are within budget and are expected to be sufficient to complete the project. An increase of \$16,900 is requested to cover the overrun.

On the latest budget revision \$12,000 was transferred to this line from Line 4 pending documentation. This amount was for expenditure for the Whitman & Howard contract dated 11/1/62 and amended 3/11/63 (approved by HUD) for engineering consulting services. The total contract amount was \$21,100 and is included in the above budget figure.

Line 6a - Operation of Acquired Property

Approved Budget		\$-0-
Expenditures	\$290,219	
Encumbrances	-0-	<u>290,219</u>
Overrun	(-)	290,219
Additional Budget Requested		700,000
Total Budget Requested		<u>\$700,000</u>

The last budget revision pared this item to the bone. It was assumed that the rental income would support the expenses incurred for the remainder of the project. This proved to be a mistake; income was not as great as predicted and expenses have been greater, giving an overrun of approximately \$300,000 to date. This is due to the fact that in some cases buildings were vacated sooner than anticipated (cutting rent income) and demolition has been somewhat behind schedule (leaving unoccupied buildings standing that incur costs of maintenance). With the major buildings demolished, cost requirements will be minimal to the end of the project. An amount of \$300,000 to cover the overrun should be sufficient. In addition, the time extension requires additional P.I.L.O.T. in the amount of \$400,000. This will result in a net increase of \$700,000.

Line 7 - Relocation Contracts

Approved Budget		\$170,000
Expenditures	\$169,161	
Encumbrances	-0-	<u>169,161</u>
Balance		839
Additional Budget Requested		-0-
Total Budget Requested		\$ 170,000

No Change



Line 8 - Site Clearance

Approved Budget		\$6,672,900
Expenditures	\$6,259,378	
Encumbrances	<u>224,739</u>	
Balance		188,783
Additional Budget Requested		-0-
Total Budget Requested		\$6,672,900

No Change

Line 9 - Project Improvements

Approved Budget		\$663,000
Expenditures	\$613,272	
Encumbrances	<u>10,727</u>	
Balance		39,001
Additional Budget Requested		119,100
Total Budget Requested		\$782,100

Three additional contracts have been executed since the last budget revision:

1. Kallmann, McKinnell, Campbell, Aldrich & Nulty (Street Furniture Consultant). Original contract amount \$40,000 approved by HUD October 28, 1966, plus revision in the amount of \$12,000 pending approval.
2. An agreement with G.S.A. in the amount of \$52,100 to relocate Loading Facilities of the Veterans Administration Building at 17 Court Street. Pending HUD approval (see correspondence of June 28, 1967 and Sept. 24, 1969).
3. A contract with Camp, Dresser & McKee for general Engineering Services in the amount of \$15,000 executed December 21, 1967.

The total requirement will be \$119,100 to cover the three contracts. The existing budget will be sufficient to cover items already budgeted.

Line 10 - Disposal, Lease, Retention Costs

Approved Budget		\$44,600
Expenditures	\$45,731	
Encumbrances	<u>8,000</u>	
Overrun	(-)	\$ 9,131
Additional Budget Requested		53,731
Total Budget Requested		\$53,731



On the latest approved budget, the amount of \$19,600 was transferred to this line from Line 4. It is requested that \$14,100 be transferred back - see Line 4 explanation above.

This will leave an approved budget of \$30,500. However, to date \$53,731 has been expended, which leaves an overrun of \$23,231. It is therefore requested that \$23,231 additional be approved to cover this amount.

#### Line 11 - Rehabilitation

Approved Budget		-0-
Expenditure	-0-	
Encumbrance	<u>-0-</u>	-0-
Balance		-0-
Additional Budget Requested		-0-
Total Budget Requested		-0-

### No Change

Line 12 - Interest

Approved Budget		\$2,513,990
Expenditure	\$3,715,664	
Encumbrance	<u>-0-</u>	
		3,715,664
Overrun		\$1,201,674
Additional Budget Requested		1,817,634
Total Budget Requested		\$4,331,624

The last budget revision proved to be inadequate to project needs. There is currently an overrun in our accounts of \$1,201,674. This is due to a combination of factors including larger loan requirements, higher interest rates and a longer period of project execution than originally anticipated.

In addition to the overrun, additional funds will be needed to complete the project as follows:



Line 13 - Other Income

Approved Budget		(\$517,700)
Income to Date	(\$754,037)	
Encumbrances	<u>-0-</u>	<u>(\$754,037)</u>
Balance		(\$236,337)
Additional Income Anticipated		<u>-0-</u>
Total Budget Requested		<u>(\$754,037)</u>

Present income in invested funds has exceeded the budgeted amount by \$236,337. It is not expected that a significant amount will be available for investment in the future.

Line 15 - Contingencies

Approved Budget		\$280,000
Expenditure	-0-	
Encumbrances	<u>-0-</u>	<u>-0-</u>
Balance		280,000
Additional Budget Requested		<u>(-) 180,000</u>
Total Budget Requested		<u>\$100,000</u>

It is requested that a minimum of \$100,000 of the remaining budgeted funds for contingencies be retained.

Line 16 - Real Estate Purchases

Approved Budget		\$25,600,000
Expenditure	\$26,571,948	
Encumbrances	<u>-0-</u>	<u>26,571,948</u>
Overrun		971,948
Additional Budget Requested		<u>600,000</u>
Total Budget Requested		<u>\$27,171,948</u>

The total cost to settle real estate purchases to date has been \$26,571,948. Staff estimates, based on past Government Center court settlements, indicate an additional cost of \$600,000 or a total cost of \$27,171,948.

Line 17 - Project Inspection

Approved Budget		\$254,042
Expenditures	-0-	
Encumbrances	<u>-0-</u>	<u>254,042</u>
Balance		-0-
Additional Budget Requested		<u>32,018</u>
Total Budget Requested		<u>\$286,060</u>

Estimated project inspection fee (0.75% of the increase of Lines 14, 15, 16 and 20). (\$4,269,007 x 0.75% = \$32,018)



Line 2D - Relocation Payments

Approved Budget		\$3,050,000
Expenditures	\$2,933,137	
Encumbrances	<u>-0-</u>	
Balance		116,863
Additional Budget Requested		<u>-0-</u>
Total Budget Requested		\$3,050,000

No Change

Line 21 - Rehabilitation Costs

Not Applicable







RESOLUTION OF BOSTON REDEVELOPMENT AUTHORITY AUTHORIZING FILING OF  
AMENDATORY APPLICATION FOR LOAN AND CAPITAL GRANT FOR PROJECT NO.  
MASS. R-35

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WHEREAS, the Boston Redevelopment Authority is party to a Loan and Capital Grant Contract with the United States dated July 23, 1964, as amended;

WHEREAS, it is necessary and in the public interest for purposes of Project No. R-35 described in said contract (hereinafter referred to as the "Project"), that said Loan and Capital Grant be increased to provide for additional loan and grant assistance;

WHEREAS, Title VI of the Civil Rights Act of 1964, and that regulations of the Federal Department of Housing and Urban Development effectuating that Title, provide that no person shall, on the ground of race, color, or national origin, be excluded from participation in, be denied the benefits of, or be subjected to discrimination in the undertaking and carrying out of urban renewal projects assisted under Title I of the Housing Act of 1949, as amended;

NOW, THEREFORE, BE IT RESOLVED BY THE BOSTON REDEVELOPMENT AUTHORITY:

1. That an application to amend the Loan and Grant Contract No. Mass. R-35, dated July 23, 1964, for the purpose of seeking an increase of the Project Temporary Loan from \$43,542,391 to \$47,843,416; and increase of the Project Capital Grant from \$30,907,391 to \$35,208,416 is hereby approved, and that the Director is hereby authorized, for and on behalf of the Authority, to execute and file such Amendatory Application with the Department of Housing and Urban Development, and to provide such additional information and furnish such documents as may be required by said Department.

2. That the United States of America and the Secretary of the Department of Housing and Urban Development be, and they hereby are, assured of full compliance by the Authority with regulations effectuating Title VI of the Civil Rights Act of 1964.



CERTIFICATE OF VOTE

The undersigned hereby certifies as follows:

(1) That he is the duly qualified and acting Secretary of the Boston Redevelopment Authority, hereinafter called the Authority, and the keeper of the records, including the journal of proceedings of the Authority.

(2) That the following is a true and correct copy of a vote as finally adopted at a meeting of the Authority held on December 2, 1970 and duly recorded in this office:

Copies of a memorandum dated December 2, 1970 were distributed re Government Center Amendatory Budget, attached to which were copies of a Resolution.

A Resolution entitled "Resolution of Boston Redevelopment Authority Authorizing Filing of Amendatory Application for Loan and Capital Grant for Project No. Mass. R-35" was introduced, read and considered.

On motion duly made and seconded, it was unanimously

VOTED: to adopt the Resolution as read and considered.

(3) That said meeting was duly convened and held in all respects in accordance with law, and to the extent required by law, due and proper notice of such meeting was given; that a legal quorum was present throughout the meeting, and a legally sufficient number of members of the Authority voted in a proper manner and all other requirements and proceedings under law incident to the proper adoption or the passage of said vote have been duly fulfilled, carried out and otherwise observed.

(4) That the Resolution to which this certificate is attached is in substantially the form as that presented to said meeting.

(5) That if an impression of the seal has been affixed below, it constitutes the official seal of the Boston Redevelopment Authority and this certificate is hereby executed under such official seal.

(6) That John D. Warner is the Director of this Authority.

(7) That the undersigned is duly authorized to execute this certificate.

IN WITNESS WHEREOF the undersigned has hereunto set his hand this third day of December, 1970.

BOSTON REDEVELOPMENT AUTHORITY

LS

By John D. Warner  
Secretary



JOHN C. CONLEY  
ATTORNEY AT LAW  
SUITE 426  
73 TREMONT ST., BOSTON, MASS. 02108

December 7, 1970

Mr. Daniel Richardson, Director  
Department of Housing and Urban Development  
Bulfinch Building  
15 Chardon Street  
Boston, Massachusetts 02114

Subject: Amendatory Application for Loan and Grant  
Government Center Project, Mass. R-35

Dear Sir:

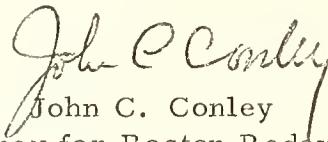
I am an attorney-at-law, admitted to practice in the Commonwealth of Massachusetts. As General Counsel for the Boston Redevelopment Authority in the above-identified project, my opinion, including factual statements requested by the Department of Housing and Urban Development, is as follows:

1. I have reviewed the Amendatory Application for Loan and Grant, dated December 7, 1970, and approved by the Boston Redevelopment Authority on December 2, 1970, for Project No. Mass. R-35, including particularly a) the project area, b) the activities to be undertaken by the Boston Redevelopment Authority in carrying out the project, c) the size and character of the project area and d) the method of financing the project.
2. I am of the opinion, on the basis of the date and information submitted in support of the Amendatory Application:
  - a) that the project area meets the requirements of state law, particularly Section 26KK of Chapter 121, for undertaking the project activities and carrying out the project therein;
  - b) that the project area was, within the meaning of Section 110 (c) of Title I of the Housing Act of 1949, a substandard and decadent area; and



- c) that the project and project activities described in the Amendatory Application are consistent with the Redevelopment Plan which has been adopted for the project area.
- 3. I am of the opinion that the Boston Redevelopment Authority has been legally created and is a duly organized and acting public body having the legal power to undertake, carry out, and finance the Project and Project activities described in the Amendatory Application in the manner set forth therein.
- 4. I have made an examination of applicable state law and am of the opinion that since the date of execution of the present Grant Contract, Contract No. R-35 (LG), there has been no court decision, statutory constitutional enactment or any revision or amendment of any state or local laws which adversely affects the authority of the Boston Redevelopment Authority to undertake and carry out the Project as proposed in the Amendatory Application.

Sincerely,



John C. Conley  
Attorney for Boston Redevelopment  
Authority



ACCPRESS®

Reference  
Amendatory Application  
Loan & Grant Dec. 7, 1976

Government Center. Part I.

DATE

ISSUED TO

